

Image not found or type unknown

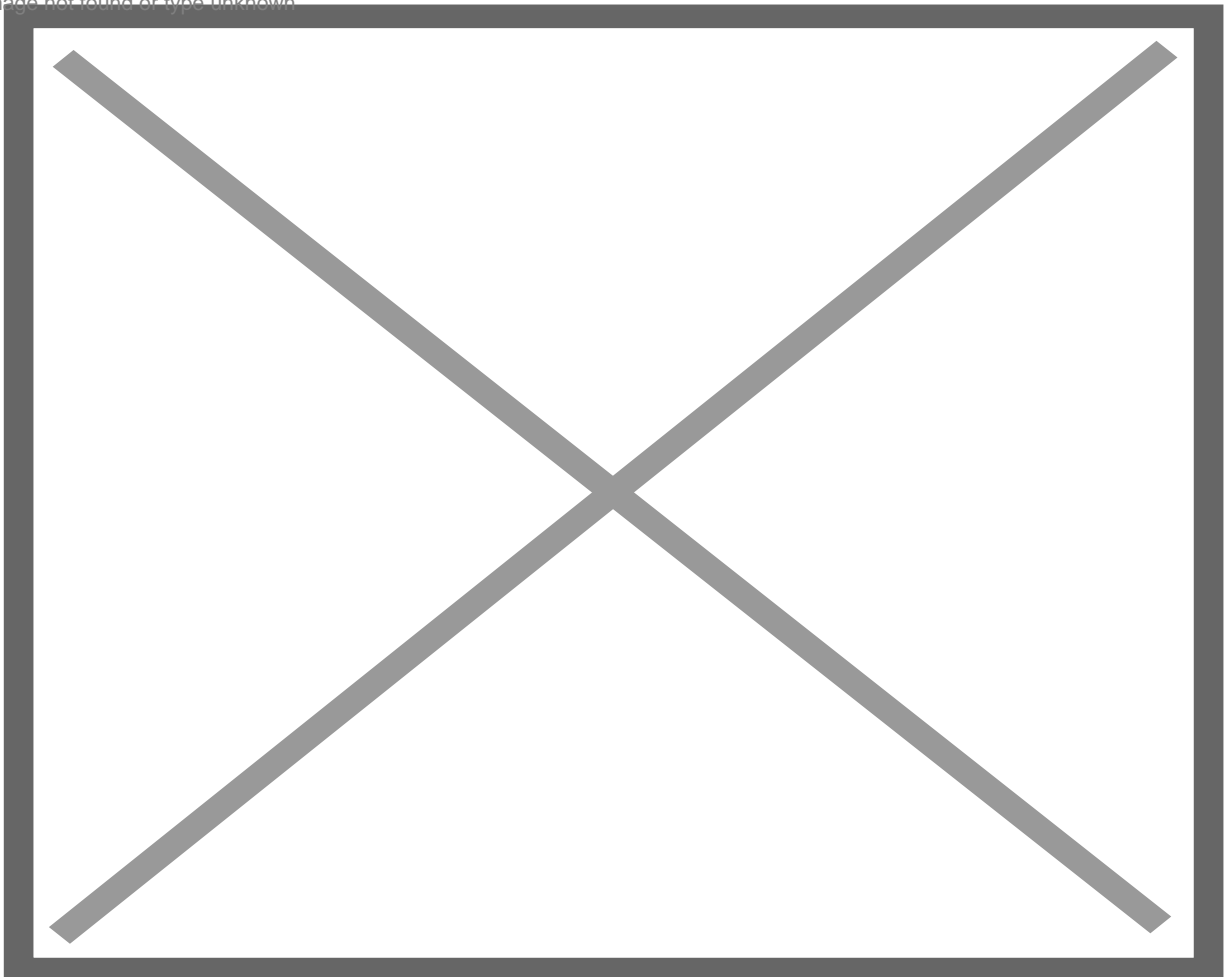
Governor Bryan, VIHA Break Ground on \$121.6 Million D. Hamilton Jackson Terrace Redevelopment

Governor Bryan joined VIHA and development partners to break ground on the \$121.6 million rehabilitation of D. Hamilton Jackson Terrace. The project will modernize 106 units, enhance storm resilience, and ensure long-term affordability for residents.

Development / **Published On March 14, 2025 07:18 PM /**

Staff Consortium **March 14, 2025**

Image not found or type unknown



Governor Bryan, alongside the VIHA and development partners broke ground on the \$121.6 million rehabilitation of D. Hamilton Jackson Terrace on Friday. By. GOV'T HOUSE

Governor Albert Bryan Jr., alongside the Virgin Islands Housing Authority and key development partners, officially broke ground on the \$121.6 million rehabilitation of D. Hamilton Jackson

Terrace on Friday, marking a significant milestone in the territory's ongoing efforts to modernize affordable housing.

The extensive revitalization of the 106-unit complex aims to enhance storm resilience, ensure long-term affordability, and provide a safe, modern living environment for generations to come.

Speaking at the groundbreaking ceremony, Governor Bryan noted the project's broader impact on the community. "Today, we are not just breaking ground; we are building hope, resilience, and opportunity for the families who call D. Hamilton Jackson Terrace home," he said. "By modernizing and fortifying this community, we are investing in the future of St. Croix, fostering economic growth, and empowering our people to thrive."

Built in 1954, D. Hamilton Jackson Terrace has been a cornerstone of the Christiansted community for decades. However, the devastation caused by Hurricanes Irma and Maria in 2017 underscored the urgent need for infrastructure modernization and storm resilience. With support from the U.S. Department of Housing and Urban Development's (HUD) Rental Assistance Demonstration (RAD) program, the project will bring critical structural, environmental, and aesthetic upgrades to ensure the complex remains viable in the face of future climate challenges.

The redevelopment of the 14-building complex will include a comprehensive series of upgrades aimed at improving safety, sustainability, and quality of life for its residents. The improvements include:

- Storm Hardening Measures – Installation of hurricane-resistant windows, reinforced entryways, and advanced flood mitigation systems to withstand extreme weather conditions.
- Sustainability & Energy Efficiency – Implementation of National Green Building Standards, including EnergyStar appliances, LED lighting, low-water-use fixtures, and solar PV systems to enhance environmental responsibility and lower utility costs.
- Infrastructure & Safety Enhancements – Modernization of plumbing, electrical systems, and security features, including site lighting upgrades, back-up generators, and a state-of-the-art security camera network.
- Community-Centered Improvements – Expansion and renovation of the community center and management office, as well as new outdoor recreational spaces, including a playground and basketball court.

Dwayne Alexander, executive director and president of VIHA, emphasized the significance of the redevelopment. "The revitalization of D. Hamilton Jackson Terrace is a testament to our dedication to providing high-quality, affordable housing that meets the needs of our residents today and in the future," he said. "Through strategic partnerships, we are leveraging resources and expertise to create a community where families can thrive in a safe and modern environment."

The success of this initiative is made possible through a partnership between public and private entities, including MDG Design & Construction, J. Benton Construction, Cost Control Company, Citi Community Capital, and Goldman Sachs Asset Management. Funding sources include HUD's Community Development Block Grant-Disaster Recovery Program, FEMA's Public Assistance Program, and Low-Income Housing Tax Credits (LIHTCs) allocated by the Virgin Islands Housing Finance Authority.

Matthew Rooney, CEO of MDG Design & Construction, expressed his company's commitment to the project. "At MDG, we are honored to play a role in this transformation, ensuring that D.

Hamilton Jackson Terrace remains a place where families can build their futures," he said. "Our collective efforts will guarantee that this community not only recovers but thrives."

Beyond physical improvements, the project incorporates the Bright Path initiative, a resident-focused wellness and empowerment program developed by VIHA. This program will offer job training, health and wellness services, and long-term housing stability initiatives, reinforcing the administration's goal of fostering holistic community development.

Gov't House said the reconstruction of D. Hamilton Jackson Terrace aligns with Governor Bryan's broader vision to expand and enhance affordable housing opportunities across the Virgin Islands.

© Viconsortium 2025